



2020 IMPACT REPORT



Stabilizing and preserving the historic Marygrove College campus as an educational anchor in the heart of northwest Detroit.

MARYGROVE
CONSERVANCY

Established in 2018, the Marygrove Conservancy is a nonprofit organization that manages operations and stewards the 53-acre Marygrove College campus in northwest Detroit as a resource for high-quality uses in the community. Partnering organizations offering educational programs are tenants of the Conservancy.

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LETTER FROM THE BOARD CHAIR

Sister Jane Herb

Dear Community Members,
Partners and Tenants,

The Marygrove Conservancy, established in 2017, builds on the legacy of Marygrove College that provided excellence in education for over 90 years at the Detroit campus. The vision of the Conservancy is that we become an anchor and hub in the city of Detroit. All who enter the campus will be engaged in a transformative educational experience. We are excited to see the Early Childhood Center coming to completion and we look forward to welcoming the little ones on campus in the fall. Also, in the fall, the School at Marygrove will welcome 9th, 10th, and 11th graders to campus. This past year we had our first group join the Community Impact Incubator project. These entities were supported in their development of the capacity needed to continue their much-needed service to the youth in the city of Detroit. Efforts are underway to continue the rich tradition of programs to support arts and culture on campus.

Despite the challenges of the global pandemic of COVID-19, the Conservancy Board moved forward with the mission and vision of the Conservancy. While in-person gatherings were at a minimum, the various partners continued our joint effort in meeting the needs of the people of Detroit. Concurrently, we are establishing a way to showcase the

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legacy of the college and the Sisters, Servants of the Immaculate Heart of Mary. We stand on the shoulders of those who have gone before us and we join hands with new partners as we forge a path forward.

Marygrove College entrusted the Marygrove campus to the Conservancy with these words: “May each person who benefits from programs and services of the Conservancy be inspired to make transformative change in their communities, workplaces, and society through deep learning, creativity and imagination, active compassion for others, and life-long commitment to a just, humane and inclusive world.”

Sincerely,

Mary Jane Herb, IHM
Marygrove Conservancy Board Chairperson



LETTER FROM THE CEO

Tom Lewand

Dear Friends and Neighbors,

Thank you for engaging with this report and with the Marygrove Conservancy. We are grateful for the opportunity to share the progress we made throughout the particularly turbulent year that was 2020 and preview exiting things to come in 2021.

Sr. Jane's letter highlights the words and spirit conveyed as Marygrove College entrusted the campus to the Conservancy. We are humbled and inspired by the call to make transformative change through our active compassion for others and an unceasing commitment to a just, humane, and inclusive world.

Marygrove's legacy began in November 1845, when three women came to Michigan to start the Sisters, Servants of the Immaculate Heart of Mary. Led by Theresa Maxis, a woman of color of Haitian origin, they opened an academy for women only two months later. In the years that followed, the sisters continued their bold, sometimes audacious, and certainly transformative efforts to foster and promote the values embodied in those words of conveyance to the Conservancy.

The transformative changes started nearly two centuries ago continued in 2020, including the introduction of our Community Impact Incubator and the addition of our second class of students at the School at Marygrove. Those students will experience an innovative

“We are humbled and inspired by the call to make transformative change through our active compassion for others and an unceasing commitment to a just, humane, and inclusive world.”

curriculum based on principles of design thinking with a special focus on social justice. The Conservancy, along with partners and friends on campus and in the community, has also been hard at work applying those same principles in developing a master plan that has as its core a focus on justice, inclusion, and empowerment. This year, as we continue construction on the P-20 infrastructure, elements of that plan will begin to take root, enabling us to engage more friends and partners in our mission of positive transformational change for our campus and our community.

We invite you to join us on the journey!

Sincerely,

Tom Lewand
Chief Executive Officer
Marygrove Conservancy



LETTER FROM THE COO

Racheal Allen

Dear Marygrove Supporter,

As a Marygrove College alumna (Class of '06), I've spent over twenty years connected to the Marygrove campus. As a first-generation college student, I was in awe of the campus' beauty and humbled by the opportunity to learn in the College's Honors Program.

As the founding Chief Operating Officer, it has been a professional privilege to continue Marygrove's legacy while developing new partnerships and programs that take us into the future.

Initiatives such as our Prenatal to 20th grade partnership is a ground-breaking effort to improve access to high quality education and programming. The Community Impact Incubator is an exciting way that we are activating campus facilities, building a supportive ecosystem for startups and nonprofits, while building capacity for Black leaders serving the Fitzgerald community.

While the pandemic paused many campus activities, our team remained hard at work overseeing construction and renovation projects, developing campus wide operational infrastructure and building relationships with

“We are excited to share highlights of 2020 while recognizing that there is more meaningful work ahead of us. We hope you'll continue to support Marygrove through its transformation.”

community stakeholders and residents. In 2021, we are pleased to be partnering with internationally renowned artist and urban planner Theaster Gates to extend campus master planning initiatives 'beyond the gates' and into the community.

We are excited to share highlights of 2020 while recognizing that there is more meaningful work ahead of us. We look forward to your continued support through our ongoing transformation.

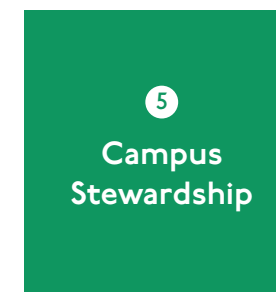
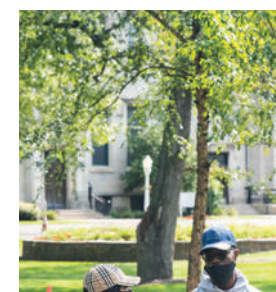
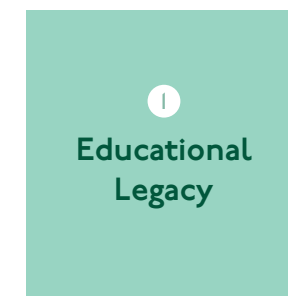
All the best,

Racheal Allen
Chief Operating Officer
Marygrove Conservancy

OUR MISSION

The mission of the Marygrove Conservancy is to preserve the legacy of Marygrove College through equitable stewardship of a campus that exemplifies excellence in education, serving Northwest Detroit and the city overall.

We work to accomplish this mission through **six areas of focus**.



IN THE NEWS

LINCOLN INSTITUTE
OF LAND POLICY

SEPTEMBER 2019

Big Plan on Campus

"The Marygrove collaboration is a preemptive strike against large-scale vacancy. It also leverages local residency as an asset. People who live in the Livernois-McNichols area will most benefit from this new educational opportunity and investment, turning the usual gentrification narrative on its head."

SECOND WAVE
Michigan

AUGUST 2019

Five Youth-Oriented Organizations Selected For Inaugural Phase of Marygrove Conservancy's Incubator

"Nonprofit leaders, especially nonprofit leaders of color, often work in silos. Through this program, our organizations will be able to work collectively by providing best in class resources so we can better achieve our individual missions." - Racheal Allen

SEPTEMBER 2020

CRAIN'S DETROIT BUSINESS

40 Under 40: Racheal Allen, COO Marygrove Conservancy

CRAIN'S DETROIT BUSINESS

MARCH 2020

Marygrove Conservancy Names Tom Lewand CEO, Expands Oversight of the Campus

model **D**
MARCH 2020
Marygrove Conservancy Taps Racheal Allen, Tom Lewand for Leadership Roles

BLAC

JULY 2020

Marygrove Alumna Returns To Campus To Continue Institution's Legacy Of Educating The Community And Preserving History

"The Marygrove Conservancy is committed to hiring and contracting with small, local and minority-owned businesses... 'It's important that people who look like me are represented in the way that this organization is developed.'" - Racheal Allen



model **D**

SEPTEMBER 2020

Marygrove Conservancy Community Impact Incubator Creates A Leadership Program For Black Leaders

"Instead of simply declaring hashtags and slogans, [we're] cementing our support for children and family-serving organizations by welcoming [them] to campus." - Racheal Allen

NOVEMBER 2020



Caring for Kids Radio Show: Ann Kalass, Tom Lewand and Shannon Wilson

SEPTEMBER 2020

Detroit Free Press
PART OF THE USA TODAY NETWORK

Conservancy Builds A Place For Community, Learning On Site Of Former Marygrove College

"Some of the barriers that keep nonprofits from growing are things that could be shared services across the campus. We will provide best-in-class facilities." - Racheal Allen

CRAIN'S DETROIT BUSINESS

AUGUST 2020

Five Detroit Nonprofits Find New Space, Support on Marygrove Campus

MARYGROVE CONSERVANCY CAMPUS

8425 MCNICHOLS RD.
DETROIT, MI 48221

Livernois
University of Detroit Mercy

W MCNICHOLS RD

WYOMING AVE

GREENLAWN AVE

MARY GROVE DR



1 LIBERAL ARTS BUILDING

Home to the School at Marygrove, grades 6-12, the Liberal Arts Building is in the midst of a renovation. Upon completion, the building will house a new gym, state-of-the-art engineering classrooms and maker spaces in addition to a dental and medical clinic.

2 EARLY CHILDHOOD EDUCATION CENTER

The Early Childhood Education Center at Marygrove was designed by internationally renowned architect Martin Blackwell and funded in part with new market tax credits. The center, which will be operated by Starfish Family Services is set to support 144 students ages 0 to 5.



3 IMMACULATA BUILDING

The Marygrove Conservancy has big plans for the Immaculata Building which will house the School at Marygrove grades K-5. Details of a renovation are in the works and expected in 2021.



4 STUDENT CENTER

The Student Center at Marygrove is a hub for innovation and houses small businesses, startups and nonprofits enrolled in the Conservancy's Community Impact Incubator and Micro Suites programs.

PANDEMIC RESPONSE


In response to the COVID-19 pandemic, Marygrove Conservancy took swift action to ensure the health, safety and viability of each life that passed through our gates. Without hesitation we installed sanitizing stations at each entrance and posted and enforced social distancing requirements. With a bit of innovation and creativity, the Conservancy developed the Community Impact Incubator and Student Center Micro Suites to meet the needs of small business owners, startups and nonprofits greatly impacted by the pandemic.

SNAPSHOT Community Impact Incubator



As the pandemic progressed, The Marygrove Conservancy observed the toll it was taking on our community’s nonprofits—the results were harrowing. Critical funding was evaporating; programs offering essential services were dissolving and our Black leaders were being taxed well beyond their capacity, now with few resources at their disposal.

In response, the Conservancy, in partnership with Strategic Community Partners and The Kresge Foundation, created the Community Impact Incubator. This year-long personal and professional leadership development program that provides subsidized facilities support and capacity building training, aims to help community-based organizations further scale and meet the needs of the Fitzgerald neighborhood.

-  Funded in part by The Kresge Foundation
-  I-on-I mentoring
-  Launched in September
-  Monthly meetings
-  Subsidized rent
-  Professional development
-  IT support
-  Executive in Residence Dr. Rita Fields
-  12 month program

Fourteen nonprofit organizations were invited to listening sessions. Five were selected to participate in the pilot phase:


- 1

Detroit Phoenix Center
Provides critical resources to high-risk and homeless youth
- 2

JOURNi
Provide Detroit youth the tech education needed to compete and thrive in the local economy
- 3

Detroit City Lions Football Club
Provides high-risk boys and girls with access to sports programming and academic services

▶ SEE SPOTLIGHT ON NEXT PAGE


- 4

Detroit Youth Choir and Performing Arts Company
Offers Detroit youth a world class performing arts experience
- 5

Pure Heart Foundation
Embraces children of incarcerated parents and empowers them to break the cycle

IN THE SPOTLIGHT DETROIT CITY LIONS



Marygrove Conservancy is proud to shine the spotlight on the Detroit City Lions, who saw tremendous growth and success in 2020 thanks in part to their participation in the Community Impact Incubator.

Football: Ages 5 to 7
• Pop Warner Regional Championship Grand Champions

Football: Ages 8 to 10
• Pop Warner Regional Championship Grand Champions
• 2020 Pop Warner State Champions— (U8 & U10)
• Advanced to 2020 Regional Championship in Indiana (U8 & U10)
• 2020 AYF State Champions (U9 Team)
• Advanced to 2020 National Championship in Orlando Florida (U9 Team)
• Ranked 5th of 250 Teams Nationally (U9 Team)

Cheerleading: Ages 12 to 14
• Pop Warner Regional Championship Grand Champions

2020 HIGHLIGHTS

- ▶ Program size doubled
- ▶ Launched robotics and tutoring programs
- ▶ Partnered with Tito’s Vodka to offer hand sanitizer to youth, volunteers and families
- ▶ Received recognition and donation from Black Leaders Detroit
- ▶ Served 183 dinners Monday through Saturday to youth through a partnership with the Office of School Nutrition

SNAPSHOT Student Center Micro Suites

 1 to 4 person offices

 Tenants include start-ups, nonprofits and creative entrepreneurs

 \$250 - \$600 per month



In the early months of 2020, The City of Detroit approached The Marygrove Conservancy (MGC) requesting assistance for Detroiters with housing insecurities who were unable to quarantine or maintain safe social distances.

As a result, MGC converted The Student Center into temporary housing from April to June 2020 for both individuals and families in need. At the height of the pandemic Marygrove’s nearly vacant campus provided a place of sanctuary for Detroit’s most vulnerable residents.

Just one day following the resident’s departure, MGC again worked quickly to convert the Student Center into Micro Suites—a nonprofit and entrepreneurship hub offering small businesses and start-ups a co-working space to conduct daily business and further develop their organizations.

P-20 CRADLE-TO- CAREER CAMPUS

The P-20 Cradle-to-Career Campus at Marygrove is driven by four guiding principles:

1

Provide access to educational opportunities for a diverse student body

2

Offer research-based programs that allow students to define their future

3

Empower faculty to become leaders in their field through continuing education

4

Focus on serving the families of the Fitzgerald and Bagley communities



**\$50 million commitment
from The Kresge Foundation**

PRENATAL <.....> 20TH GRADE

DETROIT'S LARGEST PHILANTHROPIC INVESTMENT INTO A NEIGHBORHOOD 



**To serve 1,000 Detroit
children and families**



OPENING FALL 2021

Early Childhood Center

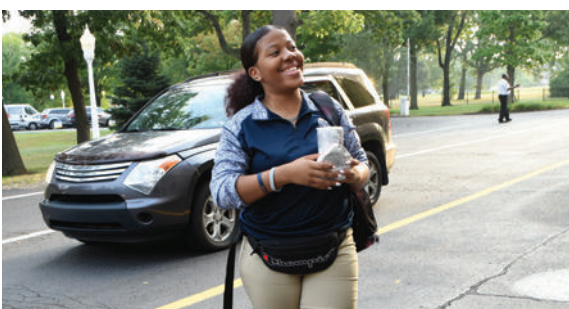
P20 educational programs begin with our Early Childhood Center. Developed in partnership with Starfish Family Services it is slated to open Fall of 2021 and will serve children ages 0-5 from economically diverse families.



OPENING FALL 2022

K-5

Marygrove’s partnership with Detroit Public Schools Community District (DPSCD) and University of Michigan School of Education (UMSE), will provide students grades K-5 the opportunity to experience an innovative curriculum that emphasizes social justice and leadership through engineering. The elementary school is slated to open Fall 2022.



OPENED FALL 2019

Grades 6 to 12

In September 2019, Marygrove welcomed their inaugural 9th grade class to campus. The curriculum for this class, in tandem with all future middle and high school classes was designed to develop critical thinkers and community-minded citizens by giving them the skills and knowledge required to become the next generation of great makers and leaders. Marygrove again partnered with DPSCD and UMSE specifically to develop the engineering and design curriculum.



OPENED FALL 2020

Teaching School

Beginning Fall 2020, Marygrove was elated to welcome college graduates back to campus to participate in our Teaching Residency program. Much like medical training programs, the Teaching Residency prepares Detroit’s next generation of educators by allowing newly certified teachers to teach in tandem with veteran educators in the primary and secondary schools. Our teaching residency program is developed and operated by UMSE.



CAMPUS OPERATIONS

In 2020 the Marygrove Conservancy set and conquered a goal of improving overall operational efficiencies by adding technology improvements where they previously did not exist; revamping dated policies; refreshing our marketing; designing a campus master plan and hiring needed team support.

1,000 students served

50 campus tenants

I Campus Master Plan developed alongside SmithGroup

Highlights



Infrastructure

- Student Center deep cleaning, painting and floor waxing
- Learning pods from STEM Genius and Midnight Golf



Technology

- IT workgroup created to implement infrastructure projects
- Improved IT security
- Implemented online booking for events



Policies & Systems

- Revamped facilities rental policies
- Improved accounts payable and accounting process



Marketing

- Website improvements, color, pages, calendar functionality and forms
- Developed branding guidelines



Planning

- Developed Campus Master Planning Report



Support

- Secured labor team to support move outs
- Omari Colan hired as Campus Operations Manager



Misc

- Improvements to Brownstone



2020 Tenant List

Throughout 2020 Marygrove's campus was home to 50 tenant organizations, diverse in their makeup, mission and size but united by their services to our families in the Fitzgerald and Bagley neighborhoods. By offering these organizations a collaborative environment, affordable rents and new opportunities, the Conservancy's tenants were able to provide vital support and programming to Detroit residents.

- | | | | |
|----------|---|----------|--|
| # | 3D Dancing Divas & Divos, INC | M | Marygrove College
Meharry Medical College
Midnight Golf
Moon Reflections Photography
MyMentalSpace, LLC |
| A | A Ray of Hope | N | Narcotics Anonymous
(Sunday Morning Success) |
| B | Black Leaders Detroit
Body of Christ | P | Pure Heart Foundation |
| C | Celeste Productions, Inc.
Center for Employment Opportunities Inc.
City of Detroit: Department of Housing
and Revitalization
Common Chords | R | ROC of Michigan
Rock City Food |
| D | Detroit City Lions
Detroit Phoenix Center
Detroit Youth and Performing Arts Company
Dignity Detroit
DMJ Studio
DPSCD – The School at Marygrove | S | Sarah Nesbitt
Seventy Three Sixteen
Sir Wahee Gallery
Skillset Movement Studios
St. Peter Claver
Starfish Family Services
STEM Genius Foundation |
| F | Faith Lancaster
Farmacy Food | T | Tajo Photography, LLC
TeMaTe Institute for Black Dance
and Culture
The Redeemers Theological Seminary
The School at Marygrove DPSCD |
| H | Her Cries Are Heard
Hubert Massey Murals, LLC | U | University of Michigan |
| I | IHM
Institute of Dance and Music | W | Westbank Company, LLC
Wrapped Productions |
| J | Jazz Ensemble
JOURNi | | |
| K | Kaee Johnson | | |
| L | Life Directions
Lunch Brake
Luxe Skin Therapy | | |



Hubert Massey

ARTS AND CULTURE

The Department of Arts and Culture is proud to offer high quality facilities and nonprofit leadership development to support artists and art-centric organizations in the city of Detroit. We were able to partner with nationally recognized arts organizations; develop a department steering committee; provide best-in-class facilities for our resident artisans and even begin filming a documentary.

On July 29, 2020, Marygrove College alumna and well-known arts and entertainment writer Biba Adams was named Chief Storyteller of the Marygrove Conservancy. Biba, who credits Marygrove College in allowing her to “find my community my voice,”

concentrated her storytelling on the journeys of the Community Impact Incubator members.

In August, with the help of Detroit Public television, the Conservancy began filming “From Broadway to Obscurity,” a production of Detroit Public Theatre

And in October 2020, in partnership with The Kresge Foundation, we were humbled to engage internationally recognized artist and urban designer, Theaster Gates in a year-long partnership guiding our campus master planning and neighborhood redevelopment projects.

Timeline

2017

Marygrove College Undergraduate School closes

2019

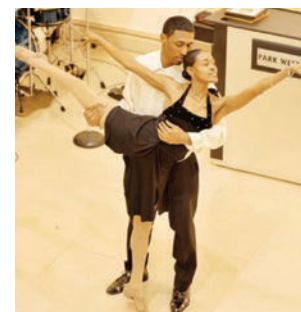
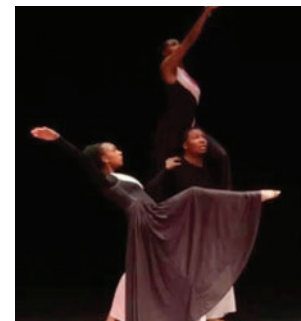
Marygrove College Graduate School closes

2019

Marygrove Conservancy welcomes Center of Detroit Arts and Culture (CDAC)

2020

CDAC becomes Marygrove Conservancy Department of Arts and Culture



Arts and Culture Tenants



Music

- Common Chords
- Ron English & The Jazz Ensemble



Visual Arts

- Sarah Nesbit
- Naomi Tajonera-Huffman
- Kae Johnson
- Faith Lancaster
- Moon Reflections Photography
- Hubert Massey Murals, LLC



Dance

- Skillset Movement Studios
- The Institute of Dance
- International Folk Dance Club of Detroit
- 3D Dancing Divas & Divos, INC



Legacy Projects

- Contemporary American Authors Lecture Series with Roxanne Gay 2020-21
- Institute for Detroit Studies
- Art Infused Education
- Marygrove Alumni Association



COMMUNITY OUTREACH AND ENGAGEMENT

Detroit Collaborative Design Center

Since 2018 the Detroit Collaborative Design Center (DCDC) has supported the P-20 Cradle-to-Career Campus initiative by designing and facilitating community engagement strategies and tactics with the P-20 partners. As the Marygrove Conservancy (MGC) continued to grow in 2020, DCDC continued to serve as a community engagement facilitator. DCDC advised and supported relationship building, knowledge sharing, and building a community dialogue between residents and the Conservancy while pivoting to ensure safety due to COVID-19.

Master Planning Community Engagement

DCDC worked with SmithGroup and Marygrove Conservancy to design a survey that invited community stakeholders to share insight and feedback on master planning topics such as the surrounding streetscape, edge condition of Marygrove, programming and resources on Marygrove, and the entry procession onto campus.

One-on-One Community Outreach

As a way to continue to build relationships with engaged stakeholders, the Conservancy had phone conversations with residents to hear their vision for the campus.

Neighborhood Walkabout

In order to share knowledge with residents adjacent to Marygrove, DCDC designed a postcard that was distributed to neighbors by walking door-to-door throughout the community.

Attending Existing Meetings

In order to share knowledge and build relationships with residents, DCDC helped coordinate the attendance of MGC at existing community meetings

P-20 Playbook

The Playbook tells the story of how Marygrove got to where it is today by outlining principles, tactics and lessons learned from each of the P-20 partners.

Marygrove Conservancy Youth Advisory Council

In partnership with the School at Marygrove and DCDC, the Marygrove Conservancy Youth Advisory Council gives students the opportunity to lead and shape the future of campus. This student-led collective offers insight on educational, arts and cultural, campus planning and community development initiatives. By collaborating with MCYAC, the Conservancy ensures that all programs are shaped by the voices and community they were created to serve.



RECOGNITION

Marygrove Conservancy Board of Directors

- Sister Jane Herb Chair**
IHM Sisters
- Michael Forsyth**
Community Member
- Antoine Garibaldi**
University of Detroit Mercy
- Wendy Lewis Jackson**
The Kresge Foundation
- Glenda Price**
*Marygrove College,
President Emerita*
- Aaron Seybert**
The Kresge Foundation
- Rose DeSloover**
*Marygrove College,
Professor Emerita*
- Elizabeth Burns**
Marygrove College President
- Ajara Alghali**
Live6 Alliance

Staff

- Tom Lewand**
Chief Executive Officer
- Racheal Allen**
Chief Operating Officer
- Turkessa Baldridge**
Program Manager

The Marygrove Conservancy would like to acknowledge and extend special thanks to all of the valued suppliers, contractors and vendors who work to support campus operations.

Report written and designed by
Greene Group Communication.



PARTNERS

P-20

- 
THE KRESGE FOUNDATION
Wendy Lewis Jackson
Managing Director
- 
STARFISH FAMILY SERVICES
Ann Kalass
CEO
- 
DETROIT PUBLIC SCHOOLS
Alycia Meriweather
Deputy Superintendent External Partnerships, Enrollment & Specialty Programming
- 
SCHOOL OF EDUCATION
UNIVERSITY OF MICHIGAN
Elizabeth Birr Moje
Dean, School of Education

Campus Operations

- 
APPARATUS
- 
Barton Malow
- 
BDC CONSULTING
- 
beanstalk
REAL ESTATE SOLUTIONS
- 
SMITHGROUP

Arts and Culture

- 
THE KRESGE FOUNDATION
- 
Ford A. and Barbara M. Erb Family Foundation
- 
Michigan Humanities Council
our stories, our lives
- 
Michigan Council for Arts Cultural Affairs

Community Partnerships

- 
CITY OF DETROIT
- 
LIVE 6 ALLIANCE
Together We Thrive
- 
STRATEGIC COMMUNITY PARTNERS

We would also like to recognize

- 
IHM sisters
MONROE · MICHIGAN
- 
IFF
- 
BDC

DONORS

\$100,000+
The Kresge Foundation
Bauder Endowment

\$30,000+
Community Foundation
For Southeast Michigan

Erb Foundation: Arts & Culture

Washington Endowment

\$5,000+
Hudson-Webber Foundation



FINANCING

PNC Bank and Northern Trust Corp
Capital Impact Partners, Cinnare,
McCormack Baron Salazar

LOOKING FORWARD

In 2021, our areas of focus will expand beyond campus boundaries to include improving the outcomes for residents and stakeholders in the Fitzgerald and Bagley communities. These renderings reflect possibilities for future campus development projects.

To support the Marygrove Conservancy, please send a check or money order to:

Marygrove Conservancy
8425 McNichols Rd.
Detroit, MI 48221

To receive updates on developing programs, campus master planning and more please visit
www.marygroveconservancy.org/stay-engaged



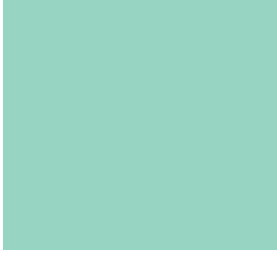
The Powerhouse Project will conduct a feasibility study to support the redevelopment of the campus' former power plant.



Through civic engagement and meaningful community dialogue, we will seek stakeholder input to develop strategic placemaking and programming opportunities.



As P-20 cradle to career programming evolves, opportunities to redevelop parts of the 53-acre campus may emerge.



MARYGROVE
CONSERVANCY

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info@marygroveconservancy.org

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